

HITCHCOCK COUNTY BOARD OF EQUALIZATION

Trenton, Nebraska

January 4, 2016

A meeting of the Hitchcock County Board of Equalization of Hitchcock County, Nebraska was held at the Hitchcock County Courthouse, 229 East D Street, Trenton, Nebraska on the 4th day of January, 2016 as published. Present were Chair Scott McDonald, Commissioners Ronald Wertz and Paul Nichols, County Clerk Margaret Pollmann, County Attorney D. Eugene Garner, and County Assessor Marlene Bedore. Notice of the meeting was given in advance thereof by publication in the Hitchcock County News. Board agendas are posted on the County's website www.hitchcockcounty.ne.gov. Notice of the meeting and availability of the agenda were given to the Chair and all members of the Board. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public. The Meetings Act was available for review and Chair indicated the location of such copy in the room where the meeting was being held.

Member Wertz moved to approve the consent agenda consisting of the following items: 1. Approval of the January 4th, 2016 agenda; 2. Approval of the December 7th, 2015 meeting minutes. Member McDonald seconded the motion and after consideration, the following members voted in favor of said motion. Wertz, McDonald, and Nichols. Motion carried.

Assessor Bedore advised as to tax list corrections #44, #45 and #46.

Member Wertz moved to approve and execute the following tax list corrections:

- #44 on parcel #440032008 - RE – Tax year 2015
- #45 on parcel #440032009 – RE – Tax year 2010

The motion was seconded by McDonald and after consideration the roll was called and the following members voted in favor of the motion: Nichols, McDonald, and Wertz. Motion carried.

No action was taken on tax list correction #46 at this time.

Assessor Bedore provided her Assessment Report for the period ending December 31, 2015.

Assessor Bedore advised as to recent conferences and trainings she has attended, the land use change questionnaires received to date, the completion of the review of Culbertson, work on depreciation tables, progress on the valuation of the ethanol plant and Kugler's, and work on land valuations. Discussion on "satellite" values was had. Mrs. Bedore further advised as to recent pickup work and the discovery that building permits are sometimes not obtained before construction in rural areas. Attorney Garner advised as to past practices regarding enforcement of the zoning regulations as they relate to building permits. Discussion was held on how to educate the public as to building permit requirements. Commissioner Nichols inquired as to corrective measure items 5 and 6 and Assessor Bedore advised that a public record policy draft has been completed and submitted and that CAMA exports have been forwarded to the Department.

Member Wertz moved to adjourn Board of Equalization at 9:30 a.m. this date. Member Nichols seconded the motion and the following members voted in favor of the motion. McDonald, Nichols, and Wertz. Motion carried.

ATTEST:

Scott McDonald, Chair

Margaret M. Pollmann, County Clerk

SEAL